



# Paradise Town Advisory Board

## NOTICE OF PUBLIC MEETING

### AGENDA

**Date:** Tuesday March 29, 2016

**Time:** 7:00 P. M.

**Location:** Paradise Community Center, 4775 McLeod Drive, Las Vegas, NV 89121

Paradise Community Center is accessible to individuals with disabilities. With forty - eight (48) hour advance request, a sign language interpreter may be made available by calling 455-3530 or TDD 385-7486 or Relay Nevada toll free 800 326-6868, TD/TDD.

#### **POSTING LOCATIONS:**

Paradise Community Center; 4775 S. McLeod  
Clark County Library – 1401 E. Flamingo Road  
Sunset Park - 2601 E. Sunset Road  
Fire Station 38 - 1755 Silver Hawk Ave  
Maureen Helm - Secretary – (702) 606-0747

#### **BOARD MEMBERS:**

John S. Williams - Chair  
Robert Orgill- Vice Chair  
Susan Philipp  
Bart Donovan  
Roger Smith

Internet Address: [WWW.CLARKCOUNTYNV.GOV](http://WWW.CLARKCOUNTYNV.GOV)

- I. Call to Order
- II. Pledge of Allegiance
- III. Roll Call
- IV. Procedures & Conduct
  - a. Conformance with the Open Meeting Law
  - b. Conduct: Please turn off or mute all cell phones & other electronic devices. Please take all private conversations outside the room
  - c. Meeting Guidelines
  - d. County Staff Introductions, Announcements & Presentations:
- V. Regular Business
  - a. Approval of Agenda for March 29, 2016 - including any deletions or corrections
  - b. Approval of Minutes of March 8, 2016.
- VI. Public Comment - This is a period devoted to comments by the general public about items on this agenda. If you wish to speak to the Board about items within its jurisdiction but not appearing on this agenda, you must wait until the "Comments by the General Public" period listed at the end of this agenda. Comments will be limited to three minutes. Please step up to the speaker's podium, clearly state your name and address and please spell your last name for the record. If any member of the Board wishes to extend the length of a presentation, this will be done by the Chair, or the Board by majority vote.
- VII. PLANNING & ZONING Action to be taken on the following applications:

**BOARD OF COUNTY COMMISSIONERS**  
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DON BURNETTE, County Manager

1. **TM-0012-14 (WC-0020-16) – HEIVA HOLDINGS USA, LLC: ( Pecos Rd. & Warm Springs Rd. )**  
**WAIVER OF CONDITIONS** of a tentative map requiring the construction of custom homes and not tract homes in conjunction with a single family residential subdivision on 12.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the west side of Pecos Road and the north side of Warm Springs Road within Paradise. MBS/tk/ml (For possible action) **BCC 4/6/15**
2. **UC-0112-16 – DESERT BLUE UNIT OWNERS ASSOCIATION, INC, ET AL: ( 3200 W. Twain Ave. )**  
**USE PERMIT** to waive required primary access for an outside dining and drinking area that includes on-premises consumption of alcohol (outside) in conjunction with an existing restaurant located within the pool and associated amenities complex area within an existing hotel/condominium/timeshare development on a portion of 14.0 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Twain Avenue and the east side of Polaris Avenue within Paradise. SB/dg/ml (For possible action) **PC 4/19/16**
3. **UC-0142-16 – VALLEY VIEW-RUSSELL, LLC: ( 5725 S. Valley View Blvd. )**  
**USE PERMITS** for the following: **1)** retail sales as a principal use; **2)** sporting goods; and **3)** sporting goods – firearms in conjunction with an existing office/warehouse building on 1.8 acres in an M-1 (Light Manufacturing) (AE-60) Zone. Generally located on the south side of Russell Road and the west side of Valley View Boulevard within Paradise. SS/rk/ml (For possible action) **PC 4/19/16**
4. **UC-0155-16 – CRE STRATEGIC INVESTMENTS, LLC: ( 3883 Mesa Vista Ave. )**  
**USE PERMIT** for a school.  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** landscaping adjacent to a less intensive use; and **2)** allow alternative design standards.  
**DESIGN REVIEWS** for the following: **1)** a school; and **2)** a proposed modular building on 0.9 acres in an R-E (Rural Estates Residential) Zone. Generally located on the south side of Mesa Vista Avenue, 500 feet east of Sandhill Road within Paradise. MBS/gc/ml (For possible action) **PC 4/19/16**
5. **UC-0158-16 – HAND PROPERTY HOLDING COMPANY: ( 4315 Boulder Highway )**  
**USE PERMIT** to allow alternative landscape standards.  
**WAIVERS OF CONDITIONS** for the following: **1)** a zone change (ZC-0580-06) requiring pedestrian realm per plans on file; and **2)** a use permit (UC-0982-14) requiring cross-access to be provided for any other uses on the site.  
**DESIGN REVIEW** for modifications to an approved mixed use project consisting of residential, commercial uses, and open space elements on 13.5 acres in a U-V (Urban Village- Mixed Use) Zone in the MUD-3 Overlay District. Generally located on the east side of Boulder Highway and the west side of Mountain Vista Street, 1,400 feet north of Twain Avenue (alignment) within Paradise. CG/pb/ml (For possible action) **PC 4/19/16**
6. **WS-0160-16 – FLAMINGO EAST LV HOLDINGS, LLC: ( 2530 E. Flamingo Rd. )**  
**WAIVER OF DEVELOPMENT STANDARDS** to reduce parking.  
**DESIGN REVIEW** for a proposed swimming pool in conjunction with 2 existing hotels on a portion of 8.0 acres in a C-2 (General Commercial) Zone. Generally located on the northeast corner of Flamingo Road and Euclid Street within Paradise. CG/jt/ml (For possible action) **PC 4/19/16**

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7. **DR-0125-16 – TREASURE ISLAND, LLC: (3300 S. Las Vegas Blvd. )**  
**DESIGN REVIEW** to amend an approved comprehensive sign plan adding proposed wall and animated signage in conjunction with a resort hotel (The TI) on 24.1 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the southwest corner of Spring Mountain Road and Las Vegas Boulevard South within Paradise. CG/al/ml (For possible action) **BCC 4/20/16**
8. **DR-0149-16 – DESERT PASSAGE JV, LLC, ET AL: ( 3663 S. Las Vegas Blvd. )**  
**DESIGN REVIEWS** for the following: **1)** facade remodel of a portion of an existing shopping center (Miracle Mile Shops); and **2)** an outside dining and drinking area in conjunction with a proposed restaurant (Nacho Daddy) within an existing shopping center (Miracle Mile Shops) in an existing resort hotel (Planet Hollywood) on a portion of 37.4 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the north side of Harmon Avenue, 300 feet east of Las Vegas Boulevard South within Paradise. MBS/gc/xx (For possible action) **BCC 4/19/16**
9. **UC-0574-14 (WC-0023-16) – MANDALAY CORP: ( 3950 S. Las Vegas Blvd. )**  
**WAIVER OF CONDITIONS** of a use permit requiring the applicant to provide landscaping per plans on file for approved expansion and modifications to the existing convention center in conjunction with an existing resort hotels (Excalibur, Luxor, and Mandalay Bay) on 233.1 acres in an H-1 (Limited Resort and Apartment) (AE-60) Zone and an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the northwest corner of Las Vegas Boulevard South and Russell Road within Paradise. SS/pb/ml (For possible action) **BCC 4/19/16**
10. **UC-0144-16 – CAESARS LINQ, LLC: ( 3545 S. Las Vegas Blvd. )**  
**USE PERMIT** for deviations to development standards per plans for a resort hotel.  
**DEVIATIONS** for the following: **1)** permit primary means of access to a restaurant with on-premises consumption of alcohol and outside dining and drinking from the exterior of the resort hotel; and **2)** permit deviations to development standards per plans on file.  
**DESIGN REVIEW** for exterior modifications to a restaurant in conjunction with an existing commercial/retail/dining and entertainment center (LINQ) on a portion of 5.8 acres in an H-1 (Limited Resort and Apartment) Zone in the MUD-1 Overlay District. Generally located on the east side of Las Vegas Boulevard South, 900 feet north of Flamingo Road within Paradise. CG/pb/ml (For possible action) **BCC 4/19/16**
11. **WS-0106-16 – UNITED AIRCRAFT SERVICES, INC: ( 4840 W. Hacienda Ave. )**  
**WAIVERS OF DEVELOPMENT STANDARDS** for the following: **1)** full off-site improvements (partial paving, curb, gutter, sidewalk, and streetlights) along Decatur Boulevard and Hacienda Avenue; and **2)** drainage study in conjunction with a minor subdivision map on 3.4 acres in M-1 (Light Manufacturing) zone and a C-2 (General Commercial) Zone. Generally located on the northeast corner of Hacienda Avenue and Decatur Boulevard within Paradise. SS/mk/ml (For possible action) **BCC 4/19/16**

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DON BURNETTE, County Manager

VIII. Correspondence:

IX. General Business: Items for discussion & possible action:

X. Public Input – Community Concerns (Issues or concerns within the community) Comments by the General Public & Discussion: No action may be taken upon a matter raised under this item of the agenda until the matter itself has been specifically included on an agenda. Comments will be limited to 3 minutes.

XI. NEXT MEETING: **April 12, 2016**

XII. ADJOURNMENT:

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